



Contacts	
Owner:	Rochester Leased Housing Associates I, LP
Address:	1019, 1111, 1115 – 4 th Street NW, Rochester, MN 55901
Owner Contact Person / Phone#	Mark Mahoney – 763.354.5608
Fax #/ Email Address:	
Property Management:	Dominium Management Services, Inc.
Address:	2355 Polaris Lane North, Suite 100, Plymouth, MN 55447
Contact Person / Number#:	Jennifer Hogan – 763.354.5598

Development Information						
Type	DU	Size(SF)	Rents	Unit Affordability	M & O Info	
1BR	18	750	599	60 AMI	M & O Per Room	724
2BR	30	1,008	709	60 AMI	Total M & O	247,555
3BR	12	1,008	735	60 AMI	Gross M & O/Units/Mo	287
3BR	6	1,152	784	60 AMI	Qualified Contract Price	\$4,076,054 00
3BR	6	1,372	859	60 AMI	Square Footage Information	
					Program Area	n/a
					Non-Housing / Office Space	n/a
					Buildings	3
					Parking Spaces	unknown
					Garages	64
Total Units:				72		

Housing Information	
Construction Type:	Wood Frame
Development Type:	Housing Tax Credit Program
Type of Housing:	Walk-Up
Population Served:	Low and Moderate Income Households

Property Description
Essex Place 1 is a 72 unit, garden style, rental community built in 1992. The rental community is adjacent to a city park and residential single family homes; on one side and across from a market rate community. Each building is two stories in height, aluminum siding, brick faced, and asphalt pitched roofs. There are 18 one-bedroom units, 30 two-bedroom units, and 24 three-bedroom units; and 64 garages. The entire property abides by the 60% moderate income guidelines as defined in the Internal Revenue Code Section 42. The owner provides heat, water, and trash removal; the residents are responsible for the electric, cable and phone. The site allows small dogs and cats. The amenities include: laundry facilities, and picnic area.







